

Glenfinnan Lane, Dumbarton



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Offers Over
£232,000

SBXPROPERTY
ESTATE & LETTING AGENTS



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Description

Attractive and well-proportioned THREE BEDROOM END OF TERRACE VILLA offered to the market in excellent decorative order with a good-sized lounge, modern kitchen, downstairs W.C, three good sized bedrooms and handy location making this an excellent buy for the growing family.

Accommodation: Broad entrance hallway with laminate flooring leading to generous sized lounge with continued flooring and neutral decorative finishes. Breakfasting kitchen with wall and base mounted units presented over two sides, four burner gas hob. Electric oven and extractor hood, American style fridge freezer and dishwasher. One and a half bowl stainless steel sink and drainer. Matching worksurfaces and co-ordinated splash back tiling to cooker area. Space for table and chairs. Large understairs storage cupboard. Handy utility room. WC comprising close couple W.C and wash hand basin. Door to rear gardens.

Rear-facing master bedroom with wall length fitted wardrobe, second front facing double bedroom and third bedroom with storage cupboard. All bedrooms have ample space for free standing furniture. Family bathroom comprising bath with mains operated shower over, wash hand basin and close couple W.C. Full height wall tiling round bath area.

External: Front garden laid to lawn bordered by mature hedging, South facing rear garden laid to lawn with patio area and side gate. Current regulations smoke and heat detectors in place. Timber shed is also included in sale. Small childrens playpark adjacent. The property is available for immediate entry and would make an ideal first time buy.

EPC:C80:9892-6392-3122-5495-1253 THE HOME REPORT CAN BE DOWLOADED FROM OUR OWN WEBSITE

Floorplan & Room Sizes



Lounge 3.75m x 4.3m (12'4" x 14'1")

Breakfasting Kitchen 2.8m x 3.75m (9'2" x 12'4")

Utility 2.1m x 2.45m (6'11" x 8'0")

W.C 2.1m x 1.05m (6'11" x 3'5")

Bedroom 1 2.7m x 4.3m (8'11" x 14'1")

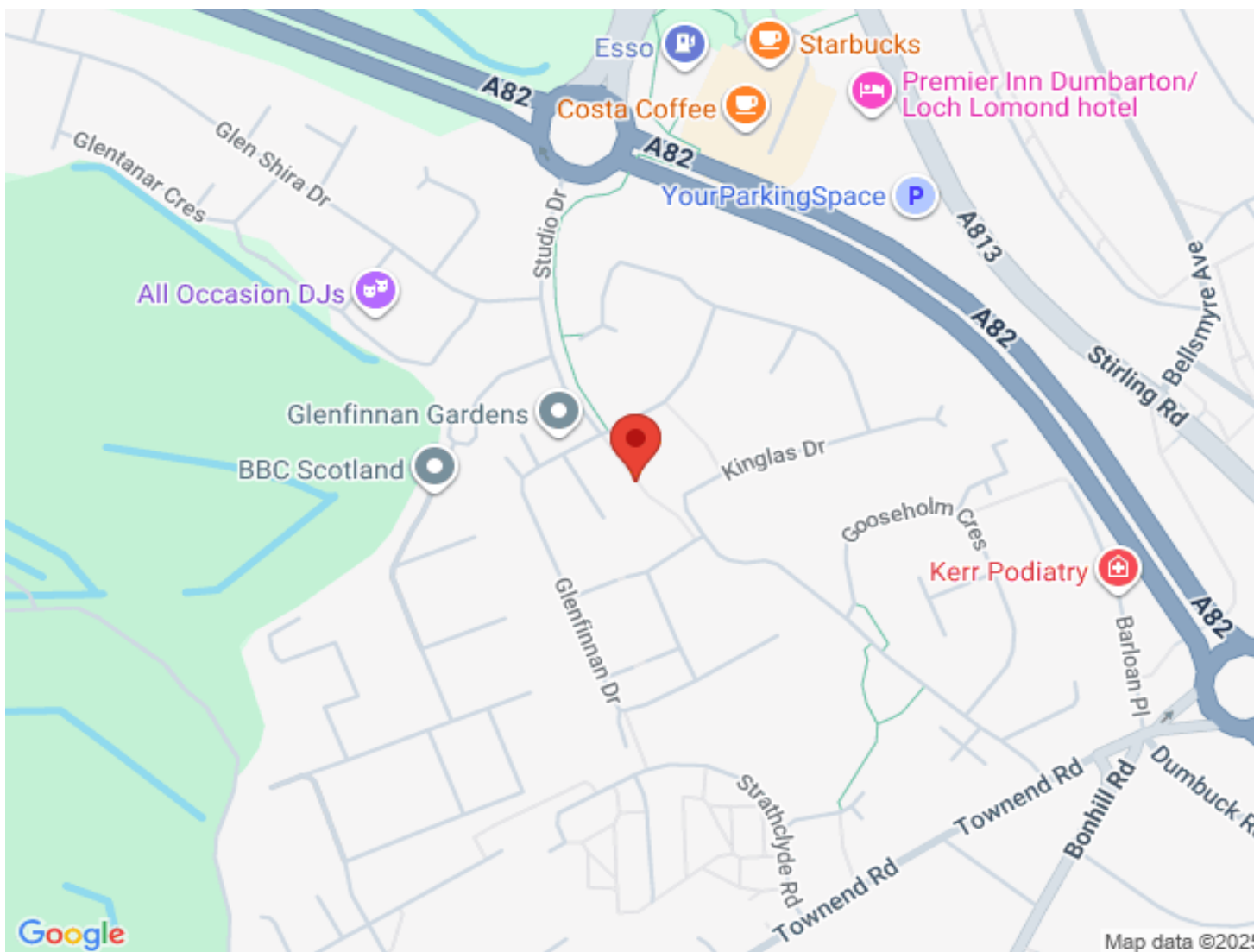
Bedroom 2 2.7m x 3.75m (8'11" x 12'4")

Bedroom 3 2.1m x 2.75m (6'11" x 9'0")

Bathroom 2.1m x 2.55m (6'11" x 8'5")







To view a copy of the home report please visit our website www.sbproperty.co.uk

PLEASE NOTE

These property details are set out as a general guideline only. They do not constitute any part of an offer or contract.

MEASUREMENTS: All measurements are taken with an electronic digital measuring device. We strongly advise all prospective purchasers take their own measurements before ordering carpets, blinds, furniture etc. **APPLIANCES:** The electrical, gas powered appliances and heating systems have not been tested as working by us, we recommend that you instruct your own independent evaluation of these. **FIXTURES AND FITTINGS:** All fixtures and fittings mentioned in these particulars are included in the sale. All others in the property are specifically excluded. These particulars are believed to be correct, however their accuracy cannot be guaranteed.



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